

RATLIFF KATHRYN C
174 SW DOVE WAY
LAKE CITY, FL 32024

15-5S-16-03623-027

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall

31

VINYL SID 100

Roof Structur

03

GABLE/HIP 100

Roof Cover

05

COMP SHNGL 100

Interior Wall

03

DRYWALL 100

Interior Floo

12

HARDWOOD 100

Air Condition

03

CENTRAL 100

Heating Type

04

AIR DUCTED 100

Bedrooms

4

100

Bathrooms

2

100

Stories

1.

1. 100

Architectual

01

CONV 100

Units

0

100

Condition Adj

03

100

Kitchen Adjus

01

100

TOTALS

2,052

2,052

200,854

Quality

05

05

DOR CODE

0200

MOBILE HOME

MAP NUM

MKT AREA

02

NEIGHBORHOOD/LOC

15516.040

1.00/

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

2,052

100

2,052

200,854

EXTRA FEATURES

L N

OB/XF CODE

DESCRIPTION

BLD CAP

L

W

UNITS

UT

Adj R

ADJ UNIT PRICE

ORIG COND

YEAR ON

YEAR ACTUAL

Q

% COND

OB/XF MKT VALUE

NOTES

1

0060

CARPORT F

0 100

18

22

396.00

UT

5.00

5.00

75

1993

1993

3

75

1,485

2

0296

SHED METAL

0 100

0

0

1.00

UT

0.00

0.00

100

2014

2014

3

100

750

3

9945

Well/Sept

0 100

0

0

1.00

UT

7,000.00

7,000.00

100

3

100

7,000

TOTAL OB/XF

9,235

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

0200

C

MBL HM

100

A-1

0.00

0.00

0.92

AC

1.00

1.00

1.00

14,000.00

14,000.00

12,880

REVIEW DATE

09/30/2019

BY

BC

Total Acres:

0.92

Total Land Value:

12,880

Market:

0

Agricultural:

0

Common:

12,880

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0201

02

2,052

117.0000

109.98

225,679

2019

2019

0

0

11.00

89.00

Heated Area:

2052

HX Base Yr

2005

BLD DATE

XF DATE

INC DATE

04/07/2025

MLU

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

Tax Group: 3

Tax Dist:

STANDARD

BUILDING MARKET VALUE

200,854

TOTAL MARKET OB/XF VALUE

9,235

TOTAL LAND VALUE - MARKET

12,880

TOTAL MARKET VALUE

222,969

SOH/AGL Deduction

91,525

ASSESSED VALUE

131,444

TOTAL EXEMPTION VALUE

50,722

BASE TAXABLE VALUE

80,722

TOTAL JUST VALUE

222,969

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

227,483

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

I I

RSN CD

SALE PRICE

1007/0999

2/17/2004

QC

Q

I

06

6,500

GRANTOR: SINGLEY

GRANTEE: KATHRYN C RATLIFF

0850/1926

12/22/1997

WD

Q

I

17,500

GRANTOR: BOATWRIGHT

GRANTEE: SINGLEY

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S27 E76 N27\$.